



Fidelity National Title

INSURANCE SERVICES, LLC

WESTBURY BRANCH PRICE LIST Effective Date: January 1, 2022

<u>TYPE OF SEARCH</u>	<u>COST</u>
ATTORNEY SEARCH (10 year) (Search Last Record Owner for Deeds, Mortgage, Lis Pendens, Judgements & Liens) <i>With Tax Search</i>	\$475.00 \$550.00
CANCELLATION FEE	\$375 plus Departmental Charges and Extra Work Charges (if applicable)
CERTIFICATE OF TITLE (Full 40 year search with C & Rs, Tax Search)	\$700.00
JUDGEMENT AND FEDERAL TAX LIEN SEARCH & UCC SEARCH/ PER NAME (County) <i>With Property Lien Search</i>	\$100.00 \$300.00
MORTGAGE SEARCH ONLY (with copies)	\$175.00 \$225.00
LAST OWNER AND MORTGAGES (with copies)	\$200.00 \$350.00
LAST DEED ONLY (with copy) *Zone 2 LAST DEED ONLY (with copy) *Zone 1	\$100.00 TBA
COVENANTS, RESTRICTIONS & EASEMENT SEARCH	\$350-\$550
COOPERATIVE SEARCH (UNINSURED) (Basic Search - Searched all parties for judgements, federal tax liens, UCCS (County & State) and mechanics liens - unit only) **includes \$100,000.00 Limited Liability	\$425.00

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FORECLOSURE SEARCH	\$500.00, plus filing fees
MECHANIC'S LIEN FORECLOSURE SEARCH	\$650.00, plus filing fees
TAX LIEN FORECLOSURE SEARCH	\$650.00, plus filing fees
BAR CLAIM	\$800.00
GRANTEE/GRANTOR (PER NAME & COUNTY)	\$200.00
SURROGATES	\$150.00

The pricing for the following searches should be confirmed at application, as they may vary based on scope of work involved:

CERTIFICATE OF ABANDONMENT or MAP FILING	\$625.00, plus filing fees
CERTIFIED TAX SEARCH	\$175.00
CHAIN OF TITLE (20 YEARS)	\$300.00
CONDEMNATION	\$700.00
PARTITION ACTION SEARCH	\$800.00
STREET DEDICATION	\$700.00
TAX REDEMPTION SEARCH	\$450.00
VARIANCE/SINGLE & SEPARATE SEARCH	\$600.00
(Town of Huntington, Smithtown & Southold)	\$700.00
*when ordered with Fee Insurance Title	\$450.00
(includes subject & 3 adjoining properties)	
*each additional parcel	\$300.00
WATER EASEMENT	\$450.00
ZONING LOT CERTIFICATION	\$650.00, plus filing fees



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MUNICIPAL SEARCH

NYC & BOROUGH

ALL OTHER COUNTIES *

BANKRUPTCY SEARCH/ PER NAME	\$20.00	\$20.00
PATRIOT SEARCH/ PER NAME	\$20.00	\$20.00
TAX SEARCH (UNINSURED)	\$75.00	\$75.00
HOUSING & BUILDING	\$60.00	\$75.00
FIRE SEARCH	\$60.00	\$75.00
CERTIFICATE OF OCCUPANCY SEARCH	\$60.00	\$75.00
STREET REPORT	\$60.00	\$75.00
EMERGENCY REPAIRS	\$60.00	\$75.00
HIGHWAY SEARCH	\$60.00	\$75.00
SEWER SEARCH	\$60.00	\$75.00
FUEL OIL SEARCH	\$60.00	\$75.00
HEALTH SEARCH	\$60.00	\$75.00
LANDMARK SEARCH	\$60.00	\$75.00
AIR RESOURCES	\$60.00	\$75.00
FLOOD ZONE SEARCH	\$60.00	\$75.00
SURVEY INSPECTION	\$175.00	\$175.00
FINAL WATER METER READING	\$125.00	n/a

***above pricing are base fees - some Townships have their own fees that will apply**

FRANCHISE TAX	\$125.00	\$125.00
LIS PENDENS SEARCH	\$150.00	\$150.00
UCC SEARCH - STATE LEVEL/PER NAME	\$100.00	\$100.00
UCC SEARCH - STATE LEVEL (outside NY)	\$200.00	\$200.00
UCC SEARCH - COUNTY/PER NAME	\$100.00	\$100.00
MECHANICS LIEN	\$150.00	\$150.00
CERTIFICATE OF GOOD STANDING (NY)	\$175.00	\$175.00
CERTIFICATE OF GOOD STANDING (Outside of NY)	\$225.00	\$225.00
COPY OF LAST DEED (not certified)	\$75.00	\$75.00
CONTINUATION SEARCH	\$150 (minimum)	\$150 (minimum)
CERTIFIED COPY OF INSTRUMENTS	Page Count Cost + \$75.00	Page Count Cost + \$75.00
EXTRA CHAIN CHARGE	\$275.00	\$275.00
CERTIFIED ARTICLES OF ORGANIZATION	\$150.00	\$150.00
PROOF OF PUBLICATION	\$150.00	\$150.00
PENDING LITIGATION	\$175.00	\$175.00



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COMPANY CHARGES

COST

SURVEY LOCATE FEE	\$75.00
ESCROW SERVICE FEE/PER ITEM	\$50.00
RECORDING SERVICE FEE/ PER DOCUMENT (insured)	\$25.00
RECORDING SERVICE FEE/ PER DOCUMENT (non- insured)	\$100.00
ACRIS/WESTCHESTER PREP (CLIENT)	\$175.00
ACRIS/WESTCHESTER PREP (COURTESY/NON CLIENT)	\$250.00
OVERNIGHT DELIVERY/FED EX (PER DELIVERY)	\$8.00